

POYNINGS PARISH COUNCIL

Clerk to the Council
Mr Colin Warburton

Minutes of the Extraordinary meeting of Poynings Parish Council held in the Village Hall on
Wednesday June 2nd, 2021 at 7.00pm

Present: John Digby Chairman
Neville Searle
Michael Crowther
Paula Seager
Fiona Weir

Colin Warburton - Clerk to the Council

8 members of the public attended

1. Apologies

None

2. Minutes

The Minutes of the previous meeting, as circulated, were agreed and duly signed by the chairman.

3. Planning Applications

a) SDNP/21/02630/HOUS | Exterior Oil Boiler as replacement for internal oil cooker/boiler | Glebe Cottage The Street Poynings Brighton West Sussex BN45 7AQ
The council felt that the applicant had looked at all other sustainable options and this was the only option.

The council supports the application.

b) SDNP/20/05773/FUL | Part demolition of light industrial building, formation of a new east facing elevation and the erection of 3 dwellings, access, car-parking and landscaping alterations | Aviation House The Street Poynings BN45 7AQ

After comments from parishioners and a long discussion, the Council agreed to object to the change of use from commercial to residential for the following reasons.

- Regret loss of local employment floorspace. Need to protect local employment opportunities in line with SDNP guidelines and new Covid work practises.
- Important visual gap to South Downs compromised.
- Parking for 6 cars shown, min 7 required, and risks of even further parking issues on The Street.
- Dangerous access / egress as cars are of necessity parked on the radial of the pavement.
- Less than 6m access width shown to parking spaces.
- Access to sub-station restricted.

- Marketing of commercial floor space not robust, other local floor space has let easily.
- Materials shown not appropriate in the Conservation Area.
- There are issues of overlooking adjacent properties.
- Existing building heights may be incorrectly shown.
- There is the issue of "right of way" from the back of Brewery Cottages which would be compromised (not shown on drawings)
- The gap between the existing southern boundary and the development does not appear to be enough for construction or to comply with fire safety under Building regulations.
- Plans indicate that the southern boundary opens to the Downs, there is a residential home and garden there.

The Chairman thanked everyone for attending and closed the meeting at 7.50pm

A handwritten signature in black ink, appearing to read 'M. Horgan', with a long horizontal stroke extending to the right.